

MINUTES

Attendance

Members Present: Jonathan O'Keeffe, Bruce Carson, Richard Roznoy

Members Absent: None

Other Planning Board Members present: Denise Barberet

Staff present: Jonathan Tucker, Planning Director; Christine Brestrup, Senior Planner

Others present and participating: None

Discussion

The meeting began at 5:05 p.m.

The subcommittee discussed Article 6 on the Fall town meeting warrant. These technical changes to the wording of footnote (a) of the table of dimensional regulations would replace references to "front setbacks" with references to dimensional regulations in general. No further changes were made to the language of the article, and the subcommittee voted 3-0 to recommend that the Planning Board recommend the article.

The subcommittee discussed Article 7, the proposal to allow the Building Commissioner to permit certain alterations to non-conforming structures located on non-conforming lots. No further changes were made to the language of the article, and the subcommittee voted 3-0 to recommend that the Planning Board recommend the article.

The subcommittee discussed Article 8, involving changes in sign regulations. There was discussion on whether or not the first part of the article, Part A, was necessary, and should perhaps be dropped.

The subcommittee discussed Article 13, dealing allowing increased building and lot coverage for projects using green roofs and/or permeable paving surfaces. There was discussion on what percentage increases should be allowed, and whether a single-tier percentage increase system was preferable to a multi-tier percentage system, with consensus favoring the single-tier system.

The subcommittee discussed Article 9, dealing with defining and regulating four categories of medical practices.

The subcommittee briefly discussed the status of the Phased Growth sunset and Depot neighborhood rezoning articles.

Adjournment

The meeting was adjourned at 6:45 p.m.

Respectfully submitted by Jonathan O'Keeffe, subcommittee member

[Minutes approved 1/19/11]